

Workingmen's Houses,
Peter Colford House
283 Southern Avenue
Dubuque
Dubuque County
Iowa

HABS No. IA-159-X

HABS
IOWA,
31-DUBU,
14-X-

**PHOTOGRAPHS
HISTORICAL AND DESCRIPTIVE DATA**

Historic American Buildings Survey
Department of the Interior
National Park Service
Rocky Mountain Regional Office
P.O. Box 25287
Denver Colorado 80225

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Site Location: 283 Southern Avenue
Dubuque, Dubuque County, Iowa
DOT designation: Resource Site No. 1.26
Cadastral grid : NE1/4 NE1/4 S36 T89N R2E
USGS quadrangle: Dubuque South Iowa 7.5'
UTM coordinates: 15.691850.4705840
Lot dimensions : 46.6'x 195': .21 acre
Lot description: Lot 33 of Mineral Lot 39
Present Owner: Iowa Department of Transportation
Present Usage: vacant
Present Condition : fair

Overall Dimensions: 1-1/2-story main block: 14'x 20'; 1-story side enclosed porch: 5'x 20'; 1-story rear addition: 9'x 20'.
Orientation : east
Architectural Description : Plan type : rectangle with rear ell, rear addition and enclosed porch on side.
Foundation: parged stone perimeter walls.
Structure : wood frame
Ext. walls: brick-pattern asphalt roll siding over wood beveled siding.
Roofs : moderately pitched front gable over main block, with shed extension over side porch; both sheathed with 3-tab asphalt shingles; shed roof over rear addition, covered with asphalt roll roofing.
Chimneys : parged brick interior chimney centered on ridge
Dormers : none
Windows : painted wood 1/1 double-hung, placed singly or paired; plain casings, slip sills; small pent roof hood that projects from wall over front window.
Openings : single-leaf main entrance on south side, centered on wall of enclosed porch; bulkhead entrance to basement on east front.
Porches : enclosed side porch extends full length of main block and is sided and roofed similar to main block.
Details : bracketed, pent-roof hood projecting from wall over front windows; simply boxed cornices; extensive fieldstone retaining wall necessitated by steep site.

Construction Date : 1883

Architecture Style: Open gabled box

Physical History : Real estate speculators Sarah C. Disney, Job S. Randall and Isaac LaBoiteause subdivided Mineral Lot 39 into residential lots in 1875. Disney held this lot for speculation for five years before selling it to Patrick Dunn for \$100. In 1882 Dunn in turn sold the property to Peter Colford [Colferd] - again for \$100, and the next year Colford built this 1-1/2-story frame house for \$500. An unmarried miner, Colford lived here until his death in May 1893. The next year his sister sold the house to attorney John Deery. Deery rented the house for ten years to Thomas Dillon before selling it to Dennis and Kate Moriarity in 1914. The Moriaritys occupied the house for four years before purchasing and moving to another house on Southern Avenue [HABS No. IA-159-V]. Since that time the house was occupied by a series of tenants and owners until its acquisition by the Iowa Department of Transportation in 1987 for demolition. Over its extended occupation, the house has undergone several alterations and additions, including installation of asphalt shingles on the roof and asphalt siding on the exterior walls, removal of the front porch and construction of two side additions.

Significance : The Peter Colford House is one of many similarly scaled, constructed and configured workingmen's houses built along Southern Avenue in the last quarter of the 19th century.

References:

Sanborn Insurance Maps: 1909, 1972.
Dubuque City Directories: 1857 - 1970.
Dubuque County Assessment Record: 3-32-2-34.
Iowa Department of Transportation, "Draft Environmental Impact Statement - Cultural Resources Assessment."
Land Title Abstract (located at Iowa Department of Transportation, Ames Iowa).
Dubuque Daily Herald: 20 December 1883.

Compiler:

Clayton B. Fraser, Fraserdesign, Loveland Colorado.
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